



Registration of a Charge

Company Name: **AJALA PROPERTIES LTD**

Company Number: **10788955**



XB4VEHZL

Received for filing in Electronic Format on the: **27/05/2022**

Details of Charge

Date of creation: **25/05/2022**

Charge code: **1078 8955 0022**

Persons entitled: **ALDERMORE BANK PLC**

Brief description: **17 SEAFORD STREET, STOKE-ON-TRENT ST4 2EU**

Contains fixed charge(s).

Contains negative pledge.

Authentication of Form

This form was authorised by: **a person with an interest in the registration of the charge.**

Authentication of Instrument

Certification statement: **I CERTIFY THAT THE ELECTRONIC COPY INSTRUMENT DELIVERED AS PART OF THIS APPLICATION FOR REGISTRATION IS A CORRECT COPY OF THE ORIGINAL INSTRUMENT.**

Certified by: **BLACKS SOLICITORS LLP**



CERTIFICATE OF THE REGISTRATION OF A CHARGE

Company number: 10788955

Charge code: 1078 8955 0022

The Registrar of Companies for England and Wales hereby certifies that a charge dated 25th May 2022 and created by AJALA PROPERTIES LTD was delivered pursuant to Chapter A1 Part 25 of the Companies Act 2006 on 27th May 2022 .

Given at Companies House, Cardiff on 30th May 2022

The above information was communicated by electronic means and authenticated by the Registrar of Companies under section 1115 of the Companies Act 2006

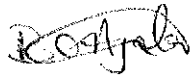
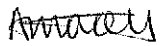
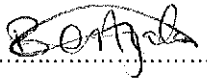



Companies House



**THE OFFICIAL SEAL OF THE
REGISTRAR OF COMPANIES**

MORTGAGE DEED

Date	25 May 2022		
The Bank	Aldermore Bank PLC (registered number: 947662) whose registered office is Apex Plaza, Forbury Road, Reading, RG1 1AX (and its transferees as described in the Mortgage Conditions)		
Mortgage Conditions	The Aldermore Bank PLC Commercial Mortgage Conditions 2020		
The Chargor (insert full name(s))	Ajala Properties Ltd		
Registered Number (if applicable):	10788955		
Registered Address or address:	320 City Road, London, EC1V 2NZ		
Property (insert full address)	17 Seaford Street, Stoke-On-Trent ST4 2EU		
Title Number:	SF633498		
<p>1. This Mortgage Deed incorporates the Mortgage Conditions, a copy of which has been received by the Chargor.</p> <p>2. The Chargor as legal and beneficial owner, with full title guarantee and as continuing security for the Secured Amounts (as that term is defined in the Mortgage Conditions), hereby charges the Property by way of first legal mortgage in favour of the Bank as security for the payment and discharge of the Secured Amounts.</p> <p>3. This Mortgage Deed secures additional borrowing but the Bank is not obliged to make additional borrowing.</p> <p>4. The Chargor agrees to pay the Secured Amounts (as that term is defined in the Mortgage Conditions) in accordance with the terms of the Mortgage Conditions and otherwise to comply with the Mortgage Conditions.</p> <p>5. The Chargor hereby applies to the Registrar to enter the following restriction against the title(s) above referred to: "No disposition of the registered estate by the proprietor of the registered estate or by the proprietor of any registered charge, not being a charge registered before the entry of this restriction is to be registered without a written consent signed by the proprietor for the time being of the mortgage deed dated (this charge) in favour of Aldermore Bank PLC referred to in the Charges Register".</p>			
Executed as a Deed by the Chargor acting by:			
Director signature: 		Director/Secretary signature:	
Director full name: (in block capitals) BENJAMIN AJALA		Director/Secretary full name: (in block capitals)	
In the presence of:			
Witness signature: 		Witness address: 320 CITY ROAD LONDON EC1V 2NZ	
Witness full name: AMELIA GUTHRIE-KIRBY (in block capitals)			
Executed as a Deed by You:			
			
Full name: (in block capitals) BENJAMIN AJALA			
Witness signature: 		Witness address: 320 CITY ROAD LONDON EC1V 2NZ	
Witness full name: AMELIA GUTHRIE-KIRBY (in block capitals)			

Form of Mortgage Deed filed at HM Land Registry under reference MD1226W.